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0003

0037.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
463,100 / 463,100
463,100 / 463,100
463,100 / 463,100
Patriot
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
37-39		MILTON ST, ARLINGTON

OWNERSHIP

Unit #: 37

Owner 1: PARNES HOWARD & HAVIVA

Owner 2:

Owner 3:

Street 1: 37 MILTON ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: HOWARD ROBERT L & ROBERT C -

Owner 2: HOWARD PETER M -

Street 1: 39 WELLINGTON STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1920, having primarily Vinyl Exterior and 1025 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	8246																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	463,100			463,100		313045
							GIS Ref
							GIS Ref
							Insp Date
							05/15/18

Source: Market Adj Cost Total Value per SQ unit /Card: 451.80 /Parcel: 451.80

Entered Lot Size Total Land: Land Unit Type:

!15856!

PRINT

Date: 12/30/21 Time: 21:29:37

LAST REV Date: 06/29/21 Time: 14:09:10

mmcmakin

15856

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
HOWARD ROBERT L	56911-90		5/26/2011		302,250	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/11/2018	760	Insulate	2,313	C				

ACTIVITY INFORMATION

Date	Result	By	Name
6/29/2021	USPS	MM	Mary M
5/15/2018	Measured	DGM	D Mann
8/29/2013	Info Fm Plan	BR	B Rossignol
1/24/2012	NEW CONDO	BR	B Rossignol

Sign: VERIFICATION OF VISIT NOT DATA

/ / /

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc CND

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 99 - Condo Conv				Full Bath: 1	Rating: Good			GLA=1025 SFT.													
Sty Ht: 1 - 1 Story				A Bath:	Rating:																
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																
Foundation: 2 - Conc. Block				A 3QBth:	Rating:																
Frame: 1 - Wood				1/2 Bath:	Rating:																
Prime Wall: 4 - Vinyl				A HBth:	Rating:																
Sec Wall:		%		OthrFix:	Rating:																
Roof Struct: 1 - Gable				OTHER FEATURES																	
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good			1st Res Grid Desc: Line 1 # Units 1													
Color: GREY				A Kits:	Rating:																
View / Desir:				Frl:	Rating:																
GENERAL INFORMATION				WSFlue:	Rating:																
Grade: C - Average				CONDOS INFORMATION																	
Year Blt: 1920	Eff Yr Blt:			Location:																	
Alt LUC:		Alt %:		Total Units:																	
Jurisdct: G13		Fact: .		Floor: 1 - 1st Floor																	
Const Mod:				% Own: 45.000000000																	
Lump Sum Adj:				Name:																	
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN									
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %			Exterior:		No Unit	RMS	BRS	FL								
Prim Int Wal: 2 - Plaster				Functional:		%		Interior:		1	5	2									
Sec Int Wall:		%		Economic:		%		Additions:													
Partition: T - Typical				Special:		%		Kitchen:													
Prim Floors: 3 - Hardwood				Override:		%		Baths:													
Sec Floors:		%		Total:	18.6 %			Plumbing:													
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:													
Subfloor:				Basic \$ / SQ: 305.00				Heating:													
Bsmnt Gar:				Size Adj.: 1.35000002				General:													
Electric: 3 - Typical				Const Adj.: 0.98000199																	
Insulation: 2 - Typical				Adj \$ / SQ: 403.516																	
Int vs Ext: S				Other Features: 60500																	
Heat Fuel: 2 - Gas				Grade Factor: 1.00																	
Heat Type: 5 - Steam				NBHD Inf: 1.20000005																	
# Heat Sys: 1				NBHD Mod:																	
% Heated: 100		% AC:		LUC Factor: 1.00																	
Solar HW: NO	Central Vac: NO			Adj Total: 568925																	
% Com Wal	% Sprinkled			Depreciation: 105820																	
				Depreciated Total: 463105																	
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:									
SPEC FEATURES/YARD ITEMS				PARCEL ID 003.A-0003-0037.0										IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N	Total Yard Items:				Total Special Features:				Total:												